

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. © nchecom 2026. Produced for Simon Miller & Company. REF: 1484487



Approximate Area = 965 sq ft / 89.6 sq m
 Garage = 146 sq ft / 13.5 sq m
 Total = 1111 sq ft / 103.1 sq m
 For identification only - Not to scale

Sharps Field, Headcorn, Ashford, TN27

29 Sharps Field, Ashford, TN27 9UF

Guide Price £450,000
EPC RATING: D





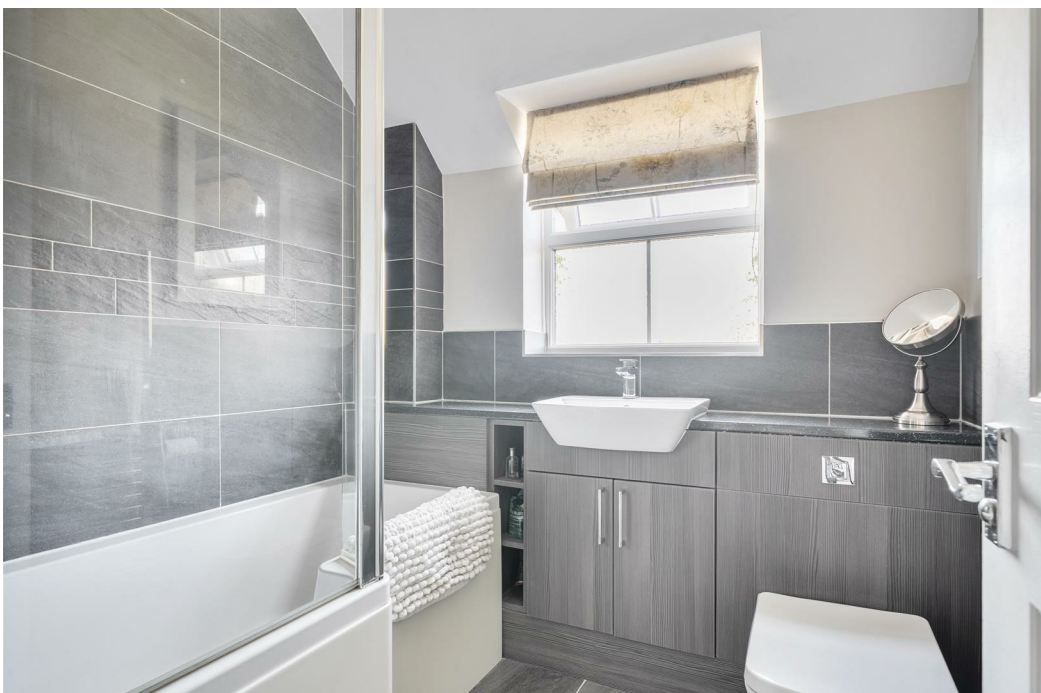
Located at the end of this quiet cul de sac is this DETACHED, three bedroom family home. Presented in exceptional condition throughout, the generous hallway with downstairs cloakroom beside leads to the bright and airy living room, with bespoke built in cabinetry and feature inset electric fire, with patio doors from here leading to the garden. The quality fitted kitchen/dining room offers a range of wall and base units, with integrated appliances, with matching cabinets in the dining area providing additional storage. The first floor offers three well-proportioned bedrooms, all with built-in wardrobes. The main bedroom also enjoys the added benefit of an en-suite shower room, while a luxuriously appointed three-piece family bathroom serves the accommodation.

Outside, a block paved driveway provides parking for three cars, leading to the single garage with car port in front and personal door to the garden. Gated side access leads to the mature rear garden, with large paved patio with timber shed beside, lawns and raised bed to the rear with mature shrubs and trees.

Sharps Field is a popular cul de sac, a short level walk to both the mainline train station, with regular services into London Charing Cross, and the High Street, which offers a mix of independent shops and cafes, Sainsbury's Local, Costa Coffee and popular pubs, The George, The White Horse and Tap Room, with a modern doctor's surgery and well regarded Primary School and children's playground close by. The larger town of Tenterden is within easy reach, by bus or car, with its greater range of shopping and leisure facilities.

MATERIAL INFORMATION

Freehold
Council Tax Band E
EPC Report D



• GUIDE PRICE £450,000 - £475,000 • Spacious Detached Family Home • Exceptional Condition Throughout • Three Bedrooms • En-Suite and Family Bathrooms • Quality Fitted Kitchen/Dining Room • Spacious Lounge with Patio Doors to the Garden • Garage and Parking for Three Cars • Mature Enclosed Gardens • Village Cul De Sac Location

Agents Note: All dimensions are approximate and quoted for guidance only. Reference to appliances, fixtures, fittings and services does not imply that they are necessarily in good condition, fit the purpose or are in working order. Interested parties are advised to obtain verification from their Solicitors as to the Freehold/Leasehold status of the property and confirmation regarding the condition of any fixtures and fittings included in the sale.

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